



Order Filed on November 6, 2020
by Clerk

Case No. **18-14819-CMG**
U.S. Bankruptcy Court
District of New Jersey

Chapter: 13

Hearing Date:
October 21, 2020

Hon. Judge:
Christine M. Gravelle

**UNITED STATES BANKRUPTCY COURT
DISTRICT OF NEW JERSEY**

Caption in Compliance with D.N.J. LBR 9004-2(c)

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Attorneys for Secured Creditor Selene Finance LP as
servicer for Wilmington Savings Fund Society, FSB
d/b/a Christiana Trust, not individually but as Trustee
for Pretium Mortgage Acquisition Trust

In Re:

Mitchell Leibman

Debtor

ORDER RESOLVING POST-PETITION DEFAULT

The consent order set forth on the following pages, numbered two (2) through three (3), is hereby
ORDERED.

DATED: November 6, 2020

A handwritten signature in cursive script, reading "Christine M. Gravelle", written in black ink.

Honorable Christine M. Gravelle
United States Bankruptcy Judge

Applicant: Selene Finance LP as servicer for Wilmington Savings Fund
Society, FSB d/b/a Christiana Trust, not individually but as Trustee
for Pretium Mortgage Acquisition Trust
Applicant's Counsel: Friedman Vartolo LLP
Debtor's Counsel: Robert G. Swan, Esq.
Property (Collateral): 4 Tower Rd, Upper Freehold, NJ 08514-1709

For good cause shown, it is **ORDERED** that Debtor's post-petition default is resolved, subject to the following conditions:

1. Status of Post-Petition Arrearages:

- The Debtor is overdue for months, from **February 1, 2020** to **October 1, 2020**.
- The Debtor is overdue for **1** payment at **\$2,297.41** per month.
- The Debtor is overdue for **8** payments at **\$2,318.09** per month.
- The debtor is due for **\$531.00** in attorney's fees and costs.
- The Debtor has **\$310.07** in post-petition suspense.

Total Arrearages Due: **\$21,063.06**

2. Cure for Post-Petition Arrearages:

- The Debtor shall tender a payment of **\$10,000.00** on or before **October 31, 2020**.
- The Debtor shall tender the remaining arrears of **\$11,063.06** by November 15, 2020.
- Beginning on **November 1, 2020**, regular monthly payments shall resume in the amount of **\$2,318.09**, or as further defined by the terms of the Note, Mortgage, or any payment change notices.

3. Payments to the Secured Creditor shall be made to the following address:

Payments: **Selene Finance LP**
Attention: Cashiering
P.O. Box 71243
Philadelphia, PA 19176-6243

- In the event of default:

If the Debtor fails to make the regular monthly payments within thirty (30) days of the date the payments are due, then the Secured Creditor may obtain an Order Vacating the Automatic Stay as to the Collateral by filing, with the Bankruptcy Court, Certification specifying

the Debtor's failure to comply with this Order. At the time the Certification is filed with the Court, a copy of the Certification shall be sent to the Chapter 13 Trustee, the Debtor, and the Debtor's Attorney.

In re:
Mitchell Leibman
Debtor(s)

Case No. 18-14819-CMG
Chapter 13

CERTIFICATE OF NOTICE

District/off: 0312-3
Date Rcvd: Nov 06, 2020

User: admin
Form ID: pdf903

Page 1 of 2
Total Noticed: 1

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Nov 08, 2020:

Recip ID	Recipient Name and Address
db	Mitchell Leibman, 4 Tower Rd, Cream Ridge, NJ 08514-1709

TOTAL: 1

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

NOTICE CERTIFICATION

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Nov 08, 2020

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on November 6, 2020 at the address(es) listed below:

Name	Email Address
Albert Russo	on behalf of Trustee Albert Russo docs@russotrustee.com
Albert Russo	docs@russotrustee.com
Andrew L. Spivack	on behalf of Creditor WELLS FARGO BANK N.A. andrew.spivack@brockandscott.com, wbecf@brockandscott.com
Denise E. Carlon	on behalf of Creditor MTGLQ Investors LP dcarlon@kmlawgroup.com, bkgroup@kmlawgroup.com
Jonathan C. Schwalb	on behalf of Creditor Selene Finance LP as servicer for Wilmington Savings Fund Society FSB d/b/a Christiana Trust, not individually but as Trustee for Pretium Mortgage Acquisition Trust bankruptcy@friedmanvartolo.com
Kevin Gordon McDonald	on behalf of Creditor MTGLQ Investors LP kmcdonald@kmlawgroup.com, bkgroup@kmlawgroup.com
Robert G. Swan	on behalf of Debtor Mitchell Leibman lawofficeofrswan@aol.com
U.S. Trustee	

District/off: 0312-3

User: admin

Page 2 of 2

Date Rcvd: Nov 06, 2020

Form ID: pdf903

Total Noticed: 1

USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 8